



Housing Related Demographics Of Older Adults

1. Nationally, more than 15,000 units of federally assisted senior housing units have been converted to market rents. (The loss of senior housing units is greater than the number of units built.)
2. Compared with older homeowners, older renters in subsidized housing have greater needs; half of seniors in subsidized housing are aged 75 or older compared to a third of older homeowners.
3. Older renters are 3x more likely to live alone and have weak family support (compared to older homeowners).
4. Of residents whose homes do not meet their physical needs, nearly 40% said they expect to move and many were less likely than other seniors to socialize at home. These individuals were also more likely than others to say they “frequently felt isolated” a characteristic that can undermine senior well-being. This withdrawal from family and community also led to less satisfaction with life.
5. In 2003, 27% of seniors had a significant housing cost burden, spending more than 30% of gross household income on housing.
6. Persons aged 75 and older have particular problems due to cost and accessibility. Among those in this age group who moved during the past year, 18% cited health reasons, while 11% wanted better housing and 9% sought less expensive housing.
7. Nationally, the home ownership rate of Americans over age 65 is close to 80% and remains high as people age. The majority of seniors live in suburban areas. In the Midwest and in the South, seniors live primarily in suburban and non-metro areas.
8. One fifth of the elderly are “over housed” (living with someone else in a dwelling where bedrooms outnumber household members by more than one). This figure underestimates the true number of seniors who are over housed, because it does not include elderly who are living alone in homes that are bigger than they need.
9. Approximately half of the elderly have had their homes modified to be appropriate for their disability level.
10. More than one-third of adults aged 65 years and older fall each year.

11. Among those who fall, 20 to 30 percent suffer moderate to severe injuries that reduce mobility and independence and increase the risk of premature death.
12. Older adults are hospitalized for fall-related injuries 5x more often than injuries from other causes.
13. By 2020, the annual cost for fall-related injuries for seniors is expected to reach \$43.8 billion.
14. In Michigan, a 2001 study estimated that the annual medical cost associated with falls is \$6.5 million and the total cost attributed to falls, including lost work time and quality-adjusted life years lost, is \$2.8 billion.
15. Housing and healthcare are the two biggest expenses among retired people. The typical retired couple, aged 65+, spends 85% of its after-tax household income. Spending breaks down as follow:

a. housing	29%
b. healthcare	20%
c. food	13%
d. transport.	12%
e. clothing	12%
f. entertainment	10%
g. other	4%
16. Suburban areas will 'gray faster' than urban areas as Baby Boomers age in place. In states such as Nevada, Colorado, and Georgia, and cities such as Chicago and Philadelphia, older resident populations will rise as they simply grow older and do not move.

Sources: Primarily AARP Special Reports and Studies, Other reports found in the Older Americans Report.